

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION

AGENDA

MAY 8, 2003

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, MAY 8, 2003**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N. Main, Wichita, Kansas beginning at **1:30 P.M.**

1. Approval of MAPC meeting minutes of April 24, 2003.

❖ SUBDIVISION ITEMS

Items 2-1 to 2-7 may be taken in one motion unless there are questions or comments.

2. Consideration of Subdivision Committee recommendations from the meeting of May 1, 2003. Ray Warren, David Wells, Elizabeth Bishop, and Bill Johnson present. James Barfield absent. Copies of their recommendations have been furnished to the Planning Commission.

Agenda Item 2-1(SUB2003-15)Approved, vote 4-0;Agenda Item 2-2(SUB2003-36)Approved, vote 4-0;
Agenda Item 2-3 (SUB2003-40)Approved, vote 4-0; Agenda Item 2-4 (SUB2003-34)Approved, vote 4-0;
Agenda Item 2-5 (DED2003-10)Approved, vote 4-0; Agenda Item 2-6 (DED2003-11)Approved, vote 4-0;
Agenda Item 2-7 (DED2003-12) Approved, vote 4-0;
Agenda Item 3-1 (VAC2003-10)Approved,vote 4-0;Agenda Item 3-2 (VAC2003-11)Approved,vote 4-0;
Agenda Item 3-3 (VAC2003-12)Approved,vote 4-0;Agenda Item 3-4 (VAC2003-13)Approved,vote 4-0;
Agenda Item 3-5 (VAC2003-14)Approved,vote 4-0;Agenda Item 3-6 (VAC2003-16)Approved,vote 4-0;

- 2-1. **SUB2003-15 – Final Plat – MCNEIL ADDITION, located north of 53rd Street North, on the east side of Greenwich Rd.**

Engineer: Ruggles and Bohm, P.A.
Acreage: 5.8
Total Lots: 2

- 2-2. **SUB2003-36 – One-Step Final Plat –JAMES KROK ADDITION, located on the south side of 47th Street South, east of Greenwich Road.**

Engineer: Savoy Company, P.A.
Acreage: 5.02
Total Lots: 1

- 2-3. **SUB2003-40 – One-Step Final Plat – COUNTRY PLACE GREENS ADDITION, located on the north side of 13th Street North, west of Webb Road.**

Engineer: PEC, P.A.
Acreage: 16.8
Total Lots: 50

- 2-4. **SUB2003-34 – One-Step Final Plat –LAUREL’S ACRES ADDITION, located south of 21st Street North, on the west side of 119th Street West.**

Engineer: Moehring and Associates
Acreage: 5.04

Total Lots: 1

2-5. DED2003-10 – Dedication of a Utility Easement, for property located on the northeast corner of Maple and Robin.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

2-6. DED2003-11 – Dedication of Access Control, for property located on the northeast corner of Maple and Robin.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

2-7. DED2003-12 – Dedication of Street Right-of-Way, for property located on the northeast corner of Maple and Robin.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

❖ PUBLIC HEARING — VACATION ITEMS

Items 3-1 to 3-6 may be taken in one motion, unless there are questions or comments.

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

3-1. VAC2003-10 – Request to Vacate a Drainage and Utility Easement, located on the southwest of the Woodlawn - Kellogg intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

3-2. VAC2003-11 – Request to an Access Easement, located southwest of the Murdock and Market intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

3-3. VAC2003-12 – Request to a Utility Easement, southwest of the Pawnee and Hillside intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

3-4. VAC2003-13 – Request Vacate a Utility Easement, located northeast of Broadway and the 50th Street South intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

3-5. VAC2003-14 – Request Vacate a 20-Foot Utility Easement, located northwest of the West Street, K-42, and Pawnee intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

3-6. VAC2003-16 – Request Vacate Temporary Easements Dedicated by Separate Instruments, located southwest of Greenwich and Kellogg intersection.

A complete legal description is available for public inspection at the Metropolitan Area Planning Department - Tenth Floor, City Hall, 455 North Main Street, Wichita, Kansas.

❖ **PUBLIC HEARING — ZONING ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

4. Case No.: CON2002-55
Request: Sedgwick County Conditional Use amendment to CON2002-21 to allow outdoor parking of vehicles for vehicle repair as a rural home occupation on property zoned “RR” Rural Residential
General Location: North of 69th Street North on the east side of 135th Street West
Member City: City of Colwich heard on April 29, 2003
Presenting Planner: Scott Knebel
5. Case No.: CUP2003-19 DP43 Amendment #3
Request: Amendment to The Kincaid Park Commercial C.U.P.
General Location: Southeast corner of Pawnee and Broadway
District Advisory Board: Three heard May 7, 2003
Presenting Planner: Donna Goltry
6. Case No.: ZON2003-21
Request: Zone change from “B” Multi-family Residential to “GC” General Commercial
General Location: Southwest of the Market and Murdock intersection
District Advisory Board: Six heard May 5, 2003
Presenting Planner: Bill Longnecker
7. Case No.: CON2003-11
Request: Sedgwick County Conditional Use to permit a 250-foot high self-support lattice tower on property zoned “RR” Rural Residential
General Location: Approximately ½ mile south of 111th Street South on the west side of I-35
Presenting Planner: Scott Knebel
8. Case No.: CUP2003-18 DP200 Amendment #3
Request: Amendment to The Wilson Property Northeast Commercial C.U.P.
General Location: South of 21st Street North and west of Webb Road
District Advisory Board: Two heard on May 5, 2003
Presenting Planner: Donna Goltry

- 9a.** Case No.: CUP2003-15 DP264 (Associated with ZON2003-16)
Request: Creation of The Louis Development Residential and Commercial C.U.P.
General Location: North of 13th Street North and east of 135th Street West
District Advisory Board: Five heard on May 5, 2003
Presenting Planner: Donna Goltry
- 9b.** Case No.: ZON2003-16 (Associated with CUP2003-15 DP264)
Request: Zone change from “SF-5” Single-family Residential to “LC” Limited Commercial
General Location: North of 13th Street North and east of 135th Street West
District Advisory Board: Five heard on May 5, 2003
Presenting Planner: Donna Goltry
- 9c.** Case No.: CUP2003-16 DP264 (Associated with ZON2003-18)
Request: Creation of The Louis Development Residential and Commercial C.U.P.
General Location: North of 13th Street North and east of 135th Street West
Presenting Planner: Donna Goltry
- 9d.** Case No.: ZON2003-18 (Associated with CUP2003-16 DP264)
Request: Sedgwick County Zone change from “SF-20” Single-family Residential to “LC” Limited Commercial and “SF-5” Single-family Residential
General Location: North of 13th Street North and east of 135th Street West
Presenting Planner: Donna Goltry
- 10.** Case No.: DR2003-12
Request: The City of Maize seeks annexation of properties located east and west of North Maize Road and adjacent to 37th Street North
Presenting Planner: David Barber
- 11.** Case No.: DR2003-14
Request: The City of Park City seeks annexation of properties located adjacent to 93rd Street North and west of Hydraulic Avenue, adjacent to The City of Park City
Presenting Planner: David Barber
- 12.** Other matters/adjournment.

**Dale Miller, Secretary
Wichita-Sedgwick County
Metropolitan Area Planning Commission**